WARRANTY DEED

BOOK 4869 PAGE 778

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
John C. Hailey and wife, Peggy T. Hailey	The Lomas & Nettleton Company	61-10
(NAME) Rt. 6 Old Hickory Boulevard	(NAME) 3200 Pacific Avenue	130
(STREET ADDRESS OR ROUTE NUMBER) Brentwood, Tennessee	(STREET ADDRESS) Virginia Beach, Virginia	FB #12D-12370
(CITY) (P. O. ZONE) 37027 (STATE)	(CITY) (ZONE) 23451 (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) ----------

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Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to The Lomas & Nettleton Company and secured by a Deed of Trust of record in Book 4094, page 101, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith.

JAMES M. BURNETTE, JR. and wife, MARY SUE BURNETTE

have this day bargained and sold, and do hereby transfer and convey unto the said

JOHN C. HAILEY and wife, PEGGY T. HAILEY

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 26 on the Map of Maplewood Heights Subdivision as recorded in Book 547, pages 77 and 78, Register's Office for Davidson County, Tennessee.

Lot No. 26 fronts 100 feet on the easterly margin of Saunders Avenue and runs back between parallel lines 300 feet to the west right-of way of the Louisville and Nashville Railroad.

Being the same property conveyed to James M. Burnette, Jr. and wife, Mary Sue Burnette by deed from John W. Myers and wife, Ella Louise Myers of record in Book 4666, page 404, said Register's Office.

This conveyance is subject to a Second Mortgage payable to Home Federal Savings & Loan Association of record in the Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 22,646.29

Subscribed and sworn to before me, this the 18th day of November 19 74

My commission expires: 9/16/78 (Affix Seal)

Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 4102 Saunders Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

John C. Hailey and wife, Peggy T. Hailey

their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.,* except for 1974 taxes, and Plan of record in Book 547, pages 77 and 78, said Register's Office.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* John C. Hailey and wife, Peggy T. Hailey

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 18th *day of* November, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James M. Burnette, Jr.

Mary Sue Burnette

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.
NASHVILLE, TENN. 37219

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nancy Shelton, a Notary Public in and for said County and State, James M. Burnette, Jr. and wife, Mary Sue Burnette

the within named bargainor, S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of November, 19 74

Nancy Shelton Notary Public

My Commission expires 9/16/78

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be....., ...of the....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

NOV20 74	CONV	22,646.29			
NOV20 74	S'TAX		A*	58.76	
NOV20 74	PR'FEE		A*	.50	
NOV20 74	W'DEED		A*	4.00	* 63.26

WARRANTY DEED

FROM James M. Burnette, Jr. etux

TO John C. Hailey et ux

C 78960

IDENTIF. REFERENCE

Nov 20 2 14 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Return to Gail Pigg